

PRESENT:

Grant S Nielson	Mayor
Don Bird	Council Member
Max Bennett	Council Member
Don Dafoe	Council Member
Ruth Hansen	Council Member
Willis Morrison	Council Member

OTHERS PRESENT:

Vance Bishop	City Administrator
Warren Peterson	City Attorney
Dorothy Jeffery	City Recorder
Pat Davies	City Clerk
Jim Fletcher	KNAK Radio Station
Jim Robson	Curley's Lounge
Steve Young	Planning Consultant
Inez Riding	Chamber of Commerce
Sid Young	Justice of the Peace
Robyn Pearson	County Administrator
Mike Styler	County Commissioner Elect
Gilbert Trujillo	Chamber of Commerce

Mayor Nielson called the meeting to order at 7:00 p.m. and stated that notice of the time, place and agenda of the meeting had been posted at the principal office of the governing body and had been provided to the Millard County Chronicle, the Millard County Gazette and the local radio station KNAK, and to each member of the governing body by personal delivery of copies of the Notice and Agenda two (2) days prior to the meeting.

MINUTES

The minutes of a regular City Council meeting held December 6, 1982 were presented to the Council Members. Councilman Don Dafoe MOVED to approve the minutes as corrected. Council Member Max Bennett SECONDED the motion, which carried unanimously.

The minutes of a special City Council meeting held December 8, 1982 (business license ordinance) were considered by the Council Members. Councilman Morrison MOVED to approve the minutes as presented. Council Member Ruth Hansen SECONDED the motion which carried unanimously.

ACCOUNTS PAYABLE

City Recorder Dorothy Jeffery presented the list of accounts to the Council Members. Councilman Max Bennett MOVED and Council Member Don Bird SECONDED a motion to pay the current bills. The motion carried unanimously.

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JUSTICE OF THE PEACE CONTRACT PROPOSAL: SID YOUNG

Mr. Sid Young presented a proposal to the Council Members wherein he requested a salary increase from \$200.00 to \$600.00 per month. Mr. Young stated that it was his opinion that the increased case load since he first took office and the expected increased case load because of the predicted population impact warrants an increase in the salary paid by the City. In answer to a request for his recommendation, City Administrator Vance Bishop stated that an increase in salary is warranted, but as budget officer he could not recommend a 300% increase. However, Mr. Bishop said, the City could go as high as \$300.00 per month without amending the budget. It was suggested that an increased expense for Justice of the Peace could be shown as direct impact and could possibly be borne by IPP. City Attorney Warren Peterson stated that a Justice of the Peace is needed and that the City would have to determine what level of service is needed and what the City can afford. Councilman Bird MOVED to table the issue for further investigation. Councilman Morrison SECONDED the motion, which carried unanimously.

RESPONSE TO DELTA CITY BUILDING PROPOSAL: MILLARD COUNTY COMMISSIONERS

County Administrator Robyn Pearson delivered a letter from the Millard County Commission which was it's formal position on cost sharing by the County in Delta's proposed municipal building. The letter stated a desire "to secure office space and a willingness to attempt to secure financing on this space sufficient to finance the up-front construction [sic.]. This money could be treated as a pre-paid lease, thus preserving Delta's right of ownership." It was also the County's position to bear the costs associated with the maintenance of the offices and a fair portion of the shared facilities. The Commission however, did not feel obligated to pay up-front financing on shared portions of the building where ownership and disposition of the house would remain in the control of Delta City. In the letter, the Commission stated: "Sheriff Ed Phillips has agreed that, if the City would pay the costs of constructing the Public Safety portion of the building, then the County would stand the substantial cost of operating and maintaining it."

During discussion it was mentioned that the City had received a prior commitment from Sheriff Ed Phillips that the County would build holding facilities in Delta. Mr. Pearson stated that the State statutes require the County to keep a jail and to house prisoners. There was a lengthy discussion on the convenience and necessity of having a prisoner holding facility in Delta and possible alternatives. Mr. Pearson further stated that it is Sheriff Phillips policy to continue to transport prisoners as is presently being done so long as resources will allow. Attorney Peterson asked, "What happens when resources run out?" Mr. Pearson answered, "We'll cross that bridge when we come to it". It was agreed that a closer working relationship between the City and County would be beneficial to all citizens. It was decided that the County Commissioners and Sheriff Phillips would be invited to meet with the City Council and Mayor the next day. Councilman Willis Morrison MOVED to table the issue. Councilman Max Bennett SECONDED the motion, which carried unanimously.

REQUEST FOR TEMPORARY CAR SALES LOT: PAINTER MOTOR

The Council Members, Mayor Nielson, Administrator Bishop and the City Attorney discussed a request from Painter Motor to locate a car sales lot in the central business district. Councilmen Bennett and Dafoe said that the original reasoning in placing car sales lots in the highway commercial district was that the use required a relatively large display and sales area and that the central business zone should not be used for car sales lots. It was pointed out that the City now has highway commercial property available for this type of business. Councilmen Bird and Morrison and the Mayor stated that the City could be losing a lot of sales tax revenue because this use is not allowed in the central business zone. Councilman Morrison MOVED to initiate the process to change the permitted use of the central business zone to include the sale of automobiles. Councilman Bird SECONDED the motion and the Mayor took a vote from the Members.

Don Bird	Aye
Max Bennett	No
Don Dafoe	No
Ruth Hansen	Aye
Willis Morrison	Aye

PROPOSAL TO PLACE MOBILE HOME ON PROPERTY: WEST MILLARD HOSPITAL

The City Administrator, Vance Bishop, explained that the Delta City zoning ordinance does not allow mobile home units outside of areas zoned for mobile homes. He said that the building code is written into the ordinance and that mobile homes do not meet the code for permanent buildings. Mr. Dell Ashby stated that, if the proposed hospital is not built, permanent offices would be built on hospital property and that the mobile home unit is a temporary measure to furnish office space for a much needed new doctor. After discussion Councilman Dafoe MOVED to instruct the City Attorney to write an ordinance permitting emergency structures to be placed in public, quasi public zones and to be allowed on a conditional basis, reviewed on an annual basis. Councilman Bennett SECONDED the motion, which carried unanimously.

FUTURE LAND USE MAP

Councilmen Bird and Bennett outlined their recommendation for changes in the Future Land Use Map to place multiple family housing near the proposed vocational school and to limit an area on about 2nd South and 1st West to R-1. After discussion Councilman Dafoe MOVED to amend the Future Land Use Map with the changes agreed upon and that the Map be returned to the Planning and Zoning Commission for certification. Councilman Bennett SECONDED the motion, which carried unanimously.

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BUSINESS LICENSE FEE PROPOSAL

Council Member Ruth Hansen stated: "After studying the suggestions for amending the present City license structure proposed by the Chamber of Commerce task force, it was felt that we have insufficient data to determine just exactly how much will be collected with that fee schedule and whether or not it actually corrects the problem that was the reason for holding the public hearing for they said there were so many inequities in our present fee schedule and we just have no way of determining this from the data that was given us. In light of the very real possibility that our projected revenues will not measure up because of State and Federal sources that are drying up, I feel that we would not be justified in actions based, apparently, on guess work rather than actual data that would be a good basis for making a decision. And so, I would MOVE that we continue under the fee schedule in the present City ordinance and that the necessary information for implementing the proposed schedule made by the Chamber of Commerce be gathered with the purpose of implementing the items in that schedule for a future date". Councilman Bennett SECONDED the motion, which carried unanimously.

BUNKER HILL ZONE CHANGE APPLICATION: COUNTY PLANNING COMMISSION

After discussion on a request from Bunker's to the County Planning Commission to change the zone on the so-called Bunker Hill property Agriculture-Industrial, Councilman Don Bird MOVED that the Council support Bunker's request. Councilman Bennett SECONDED the motion and the Mayor called for a vote.

Don Bird	Aye
Max Bennett	Aye
Don Dafoe	No
Ruth Hansen	Abstain
Willis Morrison	Abstain

The Mayor declared the motion defeated.

Councilman Max Bennett MOVED to make no recommendation to the County on the Bunker Hill issue. Council Member Hansen SECONDED the motion and the vote follows.

Don Bird	Abstain
Max Bennett	Aye
Don Dafoe	Abstain
Ruth Hansen	Aye
Willis Morrison	Aye

LIBRARY BOARD PROPOSAL: COUNCIL MEMBER HANSEN

Council Member Hansen reported that 16 persons attended a public meeting which was held to discuss the Delta City Library. The possibility of forming a library district with a library board was discussed at the meeting. The Mayor suggested forming a library district to include all of West Millard County.

AMTRAK: PROPOSED FACILITIES

Council Members discussed a proposal from Amtrak concerning commitments

which would be required from Delta City before Amtrak will agree to make a passenger stop in Delta. After discussion, Councilman Bird MOVED that the Chamber be asked to investigate questions on parking, lease of the ground, etc., before a final decision is made. Councilman Bennett SECONDED the motion, which carried unanimously.

REQUESTED FOR APPLICATION FEE REFUND: EVANS & TAGGART

Mr. Bishop explained that Evans & Taggart claim that they were required to apply for a zone change which wasn't needed and they want the money refunded. Councilman Dafoe MOVED that the City Administrator handle it as an administrative matter. The motion died for lack of a second. Councilman Bennett MOVED to table until the City Administrator comes back with a recommendation. Councilman Morrison SECONDED the motion which carried unanimously.

OTHER BUSINESS

-Councilman Bennett reported that he and the City Administrator had interviewed Bruce Irwin for training as a Class II Reserve Officer. As a reserve, Mr. Irwin has purchased all of his personal police equipment. Chief Cooper requests permission to send Mr. Irwin, at Mr. Irwin's expense, for 160 hours of POST approved training so that Mr. Irwin could function as a reserve, unpaid, volunteer officer. He said that when Delta City needs another officer, Mr. Irwin would be considered for employment with other applicants without receiving priority. It was mentioned that Mr. Irwin waives the right to possible damages each time he accompanies an officer on official duty. The possibility of a reserve officer program was discussed. Councilman Bennett MOVED that Bruce Irwin be allowed to take police training without expense to the City and as a reserve Class II Officer Mr. Irwin be allowed to assist Delta City police officers. Councilman Dafoe SECONDED the motion, which carried unanimously.

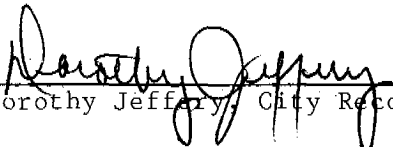
-Councilman Bird reported that some business people along main street have requested that the City put water lines into the median strip and to also waive hook-up fees. Those residents would then plant the strip and maintain the area. It was the consensus of those present that Delta City could benefit from such beautification.

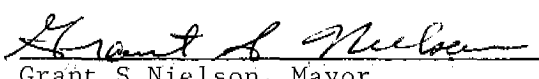
-The City will have December 27 and January 3 as the official holidays. The regular January 3 City Council Meeting will be held Tuesday, January 4, 1983.

-The City Christmas party on December 18; social hour - 6:30, dinner - 7:00, program - 7:30.

-Mr. Warren Peterson reminded the members of the Pendray bond closing on December 14.

Council Member Ruth Hansen MOVED to adjourn to 9:00 a.m. Tuesday December 14. Councilman Morrison SECONDED the motion which carried unanimously.


Dorothy Jeffery, City Recorder


Grant S. Nielson, Mayor

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